



# City of Smyrna

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## Issue Sheet

File Number: 2020-37

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**Agenda Date:** 2/17/2020

**Version:** 3

**Status:** ATS Review

**In Control:** City Council

**File Type:** Authorization

**Agenda Number:** B.

**WARD:** 6, Mayor Pro Tem Tim Gould

**COMMITTEE:** Community Development

**\$ IMPACT:** N/A

**Agenda Title:**

Approval of a subdivision plat for 3880 Ridge Road to subdivide the property into two lots  
- 1.53 acres - Land Lot 625 - 3880 Ridge Road - Mark Combs

**ISSUE:** Mark Combs is requesting approval to subdivide their property at 3880 Ridge Road into two single-family residential lots. The applicant plans to subdivide the property within the requirements of the R-15 zoning district, so no rezoning is required. The subject property is 1.53 acres in size and is zoned R-15 (single-family residential). The proposed subdivision will result in two new lots being 30,497 sq. ft. and 26,295 sq. ft. in size

**BACKGROUND:** The Planning and Zoning Board recommended approval by a vote of 7-0 at the January 13, 2020 meeting.

**RECOMMENDATION/REQUESTED ACTION:** Community Development has reviewed the proposed subdivision against the requirements of the R-15 zoning district. Staff believes the proposed subdivision meets the intent of the requirements of the R-15 zoning district. Community Development recommends **approval** of the requested subdivision.